

AFTER RECORDING RETURN TO:

0^c Jerry M. Molatore
426 Main Street
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO

CHRISTINA FLYNN
14045 Hill Road
Klamath Falls, OR 97603

WARRANTY DEED

CHRISTINA FLYNN, formerly known as CHRISTINA M. KEEFER, Grantor, conveys and warrants to CHRISTINA FLYNN, Trustee of THE CHRISTINA FLYNN TRUST dated June 12, 1998, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Parcel #3 in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 8, Township 40 South, Range 10 East of the Willamette Meridian, more particularly described as follows: Beginning at a 1/2" iron pin which is South 0°30' East 2011.73 feet and South 89°58'30" West 330.00 feet from a 1/2" iron pipe found in a mound of rocks for Northeast corner of SE $\frac{1}{4}$ of Section 8 or (the E $\frac{1}{4}$ of Section 8) to the true point of beginning. Thence, South 0°30' East 670.00 feet to 1/2" iron pin; thence South 89°57'30" West 330.00 feet along old fence line to 1/2" iron pin; North 0°30' West 670.75 feet to a 1/2" iron pin; thence North 89°58'30" East 330.00 feet to the true point of beginning, Klamath County, Oregon.

Grantor covenants that Grantor is seized of an indefeasible estate in the real property described above in fee simple, that Grantor has good right to convey the property, that the property is free from encumbrances except as specifically set forth herein, and that Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantor, provided that the foregoing covenants are limited to the extent of coverage available to Grantor under any applicable standard or extended policies of title insurance, it being the intention of the Grantor to preserve any existing title insurance coverage.

The true consideration for this conveyance is \$0.00.

Dated this 5th day of February, 1999.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY USES.

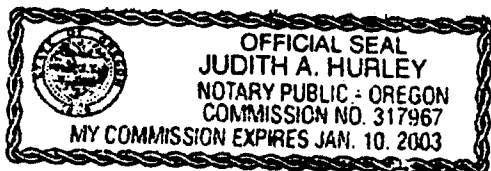
Christina Flynn
CHRISTINA FLYNN, formerly known
as CHRISTINA M. KEEFER

Property ID#: R97594

Map Tax Lot: R-4010-00800-02000-000

STATE OF OREGON)
) ss.
 County of Klamath)

The foregoing instrument was acknowledged before me this 5th day of February, 1999, by CHRISTINA FLYNN, formerly known as CHRISTINA M. KEEFER.



Judith A. Hurley
 Notary Public for Oregon
 My Commission Expires: 1-10-2003

GRANTORS' NAME AND ADDRESS:

CHRISTINA FLYNN, formerly known
 as CHRISTINA M. KEEFER
 14045 Hill Road
 Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS:

CHRISTINA FLYNN, Trustee of THE
 CHRISTINA FLYNN TRUST
 14045 Hill Road
 Klamath Falls, OR 97603

STATE OF OREGON)
) ss.
 County of Klamath)

I certify that the within instrument
 was received for record on the _____
 day of _____, 1999, at _____
 o'clock, ____m., and recorded in book/reel/
 volume No. _____ on page _____
 or as fee/file/instrument/microfilm/
 reception No. _____, Record of
 Deeds of said county.

Witness my hand and seal of
 County affixed.

Name _____ Title _____
 By _____ Deputy _____

State of Oregon, County of Klamath
 Recorded 03/06/01, at 3:01 p m.
 In Vol. M01 Page 9056
Linda Smith,
 County Clerk Fee \$ 26⁰⁰